



Sorbonne Townhomes

Minutes

April 21, 2011

Location: Best Western - Coeur d'Alene Inn
506 W. Appleway Avenue
Coeur d'Alene, ID 83815

In Attendance: Kevin Schneidmiller, Board
Gil Pierce and Katherine Funk (taking Minutes) Rockwood Property
Management,
2 homeowners (one lot)

Meeting called to order: 6:45 PM

- **Budget review:** when doing a new sub association we try to keep a close eye on the budget to make sure we are keeping on target. The one big expense we expect is for asphalt repairs. We are building a reserve fund. We are setting aside \$2,500 this year. We can cut back on the amount set aside later, but it is hard to get increases approved later.
- **Maintenance.** We are using the same company this year for mowing and the flower beds. They mowed the townhomes today, but going back out Saturday to complete the rest of the association due to the weather. There is one tree that keeps dying because of standing water. Usually we would drill a hole for drainage, but the utilities run under it. There is also one dying by the mailboxes. We are also looking at replacing the arborvitaes with a fence.
- **Number of Units Remaining:** There are two units that remain to be sold.
- **Doggi Pots:** Adding a doggie post near the common area for clean up. Can it be put by the street light? Yes
- **Trees:**
 - The street trees on Cornwall have been a little bit of a struggle. The trees were installed ahead of the homes. Greenstone will replace them when they sell the homes. We have considered installing a few more trees in the common area as a cost of the developer. What do you think? It would be nice to have the trees.
 - The tree we planted is starting to have rust, we have been spraying the tree and it is helping
- **Homeowner Question:** Last year we talked about fencing. We would like to do the same thing as the others on the end. Is there any financial break using that builder? If the buyer asks for a fence it can be done as part of the deal. But

Greenstone uses him for a lot of our work. There is a form that needs to be filled in. There is a 5 foot set back and other rules regarding fences.

- **Project Update:** We are building cottage products off Descartes. They will be part of the Sorbonne Association. The Cottages will be fully landscaped. Likely there will not be any two stories, but one is kind of a story and a half.
- **Traffic:** pretty much okay with the way it is. It would be nice if the construction trucks doing the leveling had an exit and did not have to drive by here. We will tell the site supervisor to have the construction guys come from Dumont and exit Dumont so they are not coming through there.

Close 7:06